

Fill in this information to identify the case

Debtor 1 Marcus A Little

Debtor 2 Marcus A. Little
(Spouse, if filing)

United States Bankruptcy Court for the: EASTERN District of PA

(State)

Case number 20-11291

Official Form 410S1

Notice of Mortgage Payment Change

12/15

If the debtor's plan provides for payment of postpetition contractual installments on your claim secured by a security interest in the debtor's principal residence, you must use this form to give notice of any changes in the installment payment amount. File this form as a supplement to your proof of claim at least 21 days before the new payment amount is due. See Bankruptcy Rule 3002.1.

Name of creditor Ajax Mortgage Loan Trust 2019-E, Mortgage-Backed Securities, Series 2019-E, by U.S. Bank National Association, as Indenture Trustee

Last four digits of any number
you use to identify the debtor's
account:

7-584

Court claim no. (if known)

Date of payment change

Must be at least 21 days after date of
this notice 5/25/2020

New total payment:

Principal, interest, and escrow, if any \$395.67

Part 1: Escrow Account Payment Adjustment

1. Will there be a change in the debtor's escrow account payment?

☒ No

☐ Yes. Attach a copy of the escrow account statement prepared in a form consistent with applicable nonbankruptcy law.

Describe the basis for the change. If a statement is not attached, explain why: _____

Current escrow payment: \$0.00 New escrow payment: \$0.00

Part 2: Mortgage Payment Adjustment

2. Will the debtor's principal and interest payment change based on an adjustment to the interest rate in the debtor's variable-rate note?

☐ No

☒ Yes. Attach a copy of the rate change notice prepared in a form consistent with applicable nonbankruptcy law. If a notice is not attached, explain why: _____

Current interest rate: 4.99% New interest rate: 4.49%

Current principal and interest payment: \$386.47 New principal and interest payment: \$395.67

Part 3: Other Payment Change

3. Will there be a change in the debtor's mortgage payment for a reason not listed above?

☒ No

☐ Yes. Attach a copy of any documents describing the basis for the change, such as a repayment plan or loan modification agreement. *(Court approval may be required before the payment change can take effect)*

Reason for change: _____

Current mortgage payment: \$_____ New mortgage payment: \$_____

Debtor 1 Marcus A Little
First Name Middle Name Last Name

Case number (if known) 20-11291

Part 4: Sign Here

The person completing this Notice must sign it. Sign and print your name and your title, if any, and state your address and telephone number.

Check the appropriate box.

- ☐ I am the creditor.
☐ I am the creditor's authorized agent.

I declare under penalty of perjury that the information provided in this Notice is true and correct to the best of my knowledge, information, and reasonable belief.

x /s/ Karina Velter
Signature

Date April 21, 2020

Print: Karina Velter

Title Attorneys for Creditor

Company Manley Deas Kochalski LLC

Address P.O. Box 165028
Number Street

Columbus, OH 43216-5028
City State ZIP Code

Contact phone 614-220-5611

Email amps@manleydeas.com

GREGORY
FUNDING
PO BOX 25430
Portland, OR 97298

www.GregoryFunding.com
Contact: 866-712-5698
Hours of Operation Monday – Friday 6:30am - 6:00pm Pacific Time
Payment Address: Gregory Funding PO Box 742334 Los Angeles, CA 90074-2334
Fax: 866-712-5697

Marcus Little
604 Wellfleet Dr
Middletown, DE 19709-9231

03/19/2020
Account **Redacted**

Changes to Your Mortgage Interest Rate and Payments on 05/25/2020

Under the term of your Adjustable-Rate Mortgage (ARM), you had a **1-month** period which your interest rate stayed the same. That period ends on **04/25/2020**, so on that date your interest rate and mortgage payment change. After that, your rate may change every 1 months(s) for the rest of your loan term.

	Current Rate and Monthly Payment	New Rate and Monthly Payment
Interest Rate	4.990%	4.490%
Total Monthly Payment	\$386.47	\$395.67 (due 05/25/2020)

Interest Rate: We calculated your interest rate by taking a published "index rate" and adding a certain number of percentage points, called the "margin." Under your loan agreement, your index rate is the **WSJ Prime Rate** and your margin is **0.240%**. The **WSJ Prime Rate** is published daily in the **Wall Street Journal**.

Rate Limits: Your rate cannot go higher than **18.000%** over the life of the loan.

New Interest Rate and Monthly Payments: The table above shows your new interest rate and new monthly payment. Your new payment is based on the **WSJ Prime Rate**, your margin, your loan balance of **\$34,170.77** (which is your **Principal balance stated under the assumption that all installments which have come due have been paid**), and your remaining loan term of **141 months**.

The following disclosure may materially affect the meaning of this notice:

If your loan is not current, the new rate and/or payment will become effective only after all past due payments are made. In addition, pending Escrow payment changes may not be reflected in the above payment amount. You should contact Customer Service at (866) 712-5698 if you have any questions about when this change will be effective. This Notice reflects the terms of your note. It is not a modification or an offer of a modification.

We are a debt collector and information you provide to us may be used to collect a debt. However, if you filed for bankruptcy, we respect any stay, modification or discharge condition and this notice is given for regulatory compliance and information purposes only. If we are subject to a stay in your bankruptcy or you are receiving this solely as successor in interest, this letter is not a demand for payment. If this debt is discharged under bankruptcy law or you are merely successor in interest, you are not personally liable for the debt. According to the mortgage and within the limits of bankruptcy law, we retain our rights to enforce the mortgage lien against the collateral property.

Document Page 5 of 8
ANNUAL ESCROW ACCOUNT DISCLOSURE STATEMENT
PROJECTIONS FOR COMING YEAR

COMPANY

Gregory Funding
P. O. Box 25430
Portland OR 97298
(866) 712-5698

ACCOUNT NO.**STATEMENT DATE**

4/8/2020

Redacted**BORROWER**

Marcus Little
604 Wellfleet Dr
Middletown DE 19709-9231

NEW PAYMENT INFORMATION

If you have already received your monthly billing statement, please adjust your bill to reflect the new payment amount reflected on this statement.

Principal and Interest	\$366.73
Escrow Payment	\$18.28
Shortage/Surplus	
Deficiency	\$10.66
Other	\$0.00

Payment Amount	\$395.67
Effective Date	6/25/2020

Gregory Funding analyzes your escrow account annually, in accordance with federal regulations, to ensure we collect sufficient funds to pay escrow items when they are due. The escrow account projection below, is an estimate of activity in your escrow account during the coming year based on payments anticipated to be made from your account. If you have any questions, you may call our loan servicing department at (866) 712-5698. Please, give your account number when making inquiries by telephone or in writing. We urge you to keep this statement with your loan records for comparison with the actual activity in your account at the end of the escrow accounting computation year.

ESCROW ACCOUNT PROJECTIONS FOR COMING YEAR

Month-Year	Payments to Escrow Account	Payments from Escrow Account	Description	Escrow Account Balance	
				Projected	Required
			Starting Balance	\$0.00	\$36.56
Jun-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Jul-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Aug-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Sep-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Oct-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Nov-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Dec-2020	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Jan-2021	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Feb-2021	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Mar-2021	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
Apr-2021	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56
May-2021	\$18.28	\$18.28	Force Placed Insurance - Hazard	\$0.00	\$36.56

Your ending balance from the last month of the account history is (\$127.96). Your starting balance according to this analysis should be \$36.56.

This means you have a post petition deficiency of \$127.96. This deficiency may be collected from you over a period of 2 months or more unless the deficiency is less than 1 month's deposit, in which case we have the additional option of requesting payment within 30 days. We have decided to collect it over 12 months.

After considering the deficiency, you still have a remaining shortage of \$36.56. This shortage may be collected from you over a period of 12 months or more unless the shortage is less than 1 month's deposit, in which case we have the additional option of requesting payment within 30 days. We have elected to include this amount in the arrears of the proof of claim that lender will file with the bankruptcy court.

Your 6/25/2020 mortgage payment will be \$395.67 of which \$366.73 will be for principal and interest and \$28.94 will go into your escrow account.

Redacted

[illegible]

V 1.0 04/07/2016 ENC016

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

In re: :
: **Case No.: 20-11291**
Marcus A. Little : **Chapter 13**
Shanyel Little AKA Gibson-Little : **Judge Magdeline D. Coleman**
Debtor(s) : *********

CERTIFICATE OF SERVICE

The undersigned hereby certifies that a copy of the foregoing Notice of Payment Change was served on the parties listed below via e-mail notification:

Office of U.S. Trustee, Party of Interest, (Registered address)@usdoj.gov

William C. Miller, Chapter 13 Trustee, Chapter 13 Trustee, P.O. Box 1229, Philadelphia, PA 19105

Brad J. Sadek, Attorney for Marcus A. Little and Shanyel Little, Sadek and Cooper, 1315 Walnut Street, Suite 502, Philadelphia, PA 19107, brad@sadeklaw.com

The below listed parties were served via regular U.S. Mail, postage prepaid, on April 21, 2020:

Marcus A Little and Shanyel Little AKA Gibson-Little, 3128 N. Spangler Street, Philadelphia, PA 19132

Marcus A. Little and Shanyel Little, 604 Wellfleet Drive, Middletown, DE 19709

Marcus A. Little and Shanyel Little, 604 Wellfleet Drive, New Castle, DE 19709

Marcus A Little, Marcus A. Little, Shanyel Little AKA Gibson-Little and Shanyel Little, 3059 N Bambrey St., Philadelphia, PA 19132-1302

DATE: April 21, 2020

/s/ Karina Velter

Karina Velter, Esquire (94781)
Adam B. Hall (323867)
Sarah E. Barngrover (323972)
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus, OH 43216-5028
Telephone: 614-220-5611

Fax: 614-627-8181

Attorneys for Creditor

The case attorney for this file is Karina
Velter.

Contact email is kvelter@manleydeas.com